

FIRST AMENDMENT TO APPLICATION FOR  
REZONING AND CONCURRENT VARIANCES

IN RE:

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The Providence Group of Georgia, LLC  
APPLICANT

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Application Number: RZ-15-005,  
VC-15-005-01 and  
VC-15-005-02

PROPERTY:

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8139 and 8225 McGinnis Ferry Road

Now comes The Providence Group of Georgia, LLC (the "Applicant" hereunder) who does hereby modify and amend the above referenced Application for Rezoning and Concurrent Variances and associated Letter of Intent as follows:

1.

The Applicant does hereby modify and amend its request to a rezoning to the R-4 Classification for a 24 lot single family detached community. The Property contains approximately 9.099 acres which results in a density of 2.64 units per acre. The minimum lot size will be 9,000 square feet.

2.

The Concurrent Variances originally requested are hereby modified and amended to the following: (1) Pursuant to Article 6.6.3.D., the Applicant requests that the minimum front yard setback be reduced from 35' to 10' and (2) pursuant to Article 6.6.3.C., the Applicant requests that the minimum side yard setback adjacent to a street be reduced from 20' to 10'. These Concurrent Variances are being requested due to the existence of a stream which runs through the middle of the Property which hardship is unique to the Property and presents a significant burden to reasonably develop the Property with normal and customary development practices.

3.

Given the zonings and uses on adjacent and nearby properties and the designation of the Property for single family residential development under the McGinnis Ferry Road Corridor (11) Character Area, this Application for Rezoning and Concurrent Variances as modified and amended hereunder is entirely appropriate and the appropriateness of this Application for Rezoning and Concurrent Variances and the constitutional assertions of the Applicant are more particularly stated and set forth on Exhibit "A" attached hereto and by reference thereto made a part hereof.

4.

The Site Plan originally submitted with the Application is hereby deleted and there is substituted and placed in lieu thereof the Site Plan filed simultaneously herewith.

Now, therefore, the Applicant requests that this Application for Rezoning and Concurrent Variances as submitted and as modified and amended hereunder be approved in order that the Applicant be able to proceed with the lawful use and development of the Property.

## APPLICANT:

The Providence Group of Georgia, LLC

By: 

Dave Boccolucci

Its: Vice President of Land  
Acquisition

11340 Lakefield Drive  
Suite 250  
Johns Creek, Georgia 30097  
(678) 990-8572